

**TRANSFER
TAX
PAID**

WARRANTY DEED

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LEONA D. BRETON of Waterville, County of Kennebec and State of County, for consideration paid, grants to **LEONA D. BRETON** of 20 Merrill Street, Waterville, County of Kennebec and State of Maine, **MARCELLA L. LALIBERTE** of 326 Sebago Road, Sebago, County of Cumberland and State of Maine, and **BRUCE BRETON** of 15 Crawford Lane, Nashua, County of Hillsboro and State of New Hampshire, as joint tenants, with **WARRANTY COVENANTS**, the land in **Waterville**, County of Kennebec and State of Maine, bounded and described as follows, to wit:

A certain lot or parcel of land with the buildings thereon situated in said ~~Waterville~~ and bounded and described as follows; to wit:

Beginning at an iron pin in the southerly line of Merrill Street, which pin is one hundred (100') feet easterly from the easterly line of Lloyd Road; thence along the southerly line of Merrill Street and in an easterly direction one hundred sixty-two and three-tenths (162.3') feet to an iron pin; thence in a southerly direction a distance of one hundred nine and five-tenths (109.5') feet to an iron pin; thence in a westerly direction a distance of ninety-one and two-tenths (91.2') feet to a point which point is one hundred fifty (150') feet southerly from the point of beginning; thence northerly a distance of one hundred fifty (150') feet to the southerly line of Merrill Street and point of beginning.

Meaning and intending to convey lot #66 according to Revised Plan of Mayflower Realty Company, dated January 17, 1959, made by Sherman K. Smith, C.E. and recorded in Kennebec Registry of Deeds, Plan Book 22, Page 8, to which plan reference is hereby made for a more particular description.

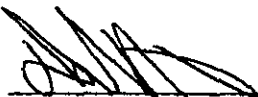
Conveyance of the above described lot of land is made and taken by the grantees with the restrictions and limitations herein enumerated for themselves, their heirs and assigns, for the benefit of Mayflower Realty Company, its successor or assigns, and for the benefit of other property owners of land originally

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part of the Vigue Farm, so-called, with the express understanding and agreement that any dwelling, including a home garage erected on this lot except for steps approaching thereto, shall be located at least twenty-five feet (25') from the lot boundary on Merrill Street and fifteen feet (15') from any of the other boundary lines of the above land herein conveyed; and any dwelling erected thereon shall not have space or tenancies or apartments for more than one family and shall cost not less than twelve thousand dollars (\$12,000) as of this day's value; and at no time shall any building or structure of any kind, except for a family garage, other than a dwelling house be erected thereon, and at no time shall any mercantile or other commercial building or structure be erected thereon, nor any house or structure thereon be used for any mercantile or commercial purposes.

Being the same premises as described in a warranty deed from Robert J. Carey to Reginald S. Breton and Leona D. Breton as joint tenants dated February 4, 1964 and recorded in Kennebec Registry of Deeds in Book 1329, Page 274. The said Reginald S. Breton died March 13, 1996 leaving the herein Grantor as the surviving joint tenant.

WITNESS my hand and seal on May 5, 2008.


WITNESS



LEONA D. BRETON

STATE OF MAINE
Kennebec, ss.

May 5, 2008

Then personally appeared the above-named LEONA D. BRETON and acknowledged the foregoing instrument to be her free act and deed.

Before me,


Notary Public
David Whittier

Received Kennebec SS.
05/07/2008 6:10AM
Pages 2 Attest:
BEVERLY RUSTIN-WATHEWAY
REGISTER OF DEEDS